

PLANNING AND ECONOMIC DEVELOPMENT COMMITTEE

11-051-O

ORDINANCE NO. _____

AN ORDINANCE AUTHORIZING THE SALE OF CERTAIN PROPERTY IN
THE LINCOLN PARK AREA TO LINDA J. ZIMM FOR \$350.

CITY PROPOSAL:

The city of Duluth does ordain:

Section 1.

(a) As per Section 2-176(a), of the Duluth City Code, 1959, as amended (the Code), the manager of the city's physical planning division has reviewed this proposed conveyance and found conveyance thereof to be in conformity with the city's comprehensive land use plan;

(b) As per Section 2-176(b) of the Code, the city assessor has provided an estimate of the market value to be \$350;

(c) The property described in Section 2 below is hereby determined to be surplus to the city's future needs and is therefore appropriate for sale pursuant to Article XXXIII of Chapter 2 of the Code;

(d) As per Section 2-178 of the Code, the property described in Section 2 below, because of its size, no building can legally be constructed on said property, and therefore can be sold to the adjacent owner and without competitive bidding.

Section 2. That the proper city officials are hereby authorized to sell and convey the following described property, by quit claim deed, to Linda J. Zimm, a single person, for the amount of \$350 to be deposited into Fund 110 (general), Agency 700 (transfers and other functions), Organization 1420 (capital programs), Object 4640 (sale of land), and further to execute all documents necessary with regard to said conveyance:

All that part of the following described tract:

The southerly 25 feet of Lot 318, Block 92, DULUTH PROPER SECOND DIVISION, according to the plat thereof on file and of record in the office of the county recorder in and for St. Louis County, Minnesota;

which lies northeasterly of the following described line:

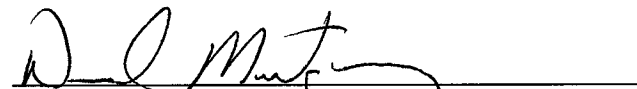
Beginning at a point on the northeasterly line of Lot 318, distant 105 feet southeasterly of the most northerly corner thereof; thence run southerly to a point on the southeasterly line of said Lot 318, distant 20 feet southwesterly of the most easterly corner thereof and there terminating.

Section 3. That this ordinance shall take effect 30 days after its passage and publication.


Approved:


Department Director

Approved for presentation to council:


Chief Administrative Officer

Approved as to form:


Attorney

Approved:


Auditor

BD TH:bel 10/12/2011

STATEMENT OF PURPOSE: The purpose of this ordinance is to authorize the direct sale and conveyance of property on 20th Avenue West between 2nd and 3rd streets in the Lincoln Park neighborhood to Linda J. Zimm for \$350.00.

The property to be sold was acquired by MnDot in 1971 for the Piedmont Avenue expansion. After completion of the Piedmont Avenue project, MnDot conveyed this property to the City as it was no longer needed for future highway purposes.

The property is being sold to the buyer via direct sale as it is adjacent to her residence property and is too small to legally construct a building on it (325 sq. ft.). The buyer plans to use the property for yard expansion and garden purposes.

The City Assessor's office determined the value to be \$350.00 and the buyer has agreed to this price.

Tax base impact statement: No significant tax impact as the property will likely be added to buyer's primary residence for taxation purposes.

